

Managers Report

November-December 2023

Treatment Plant

Since the last board meeting the area had 21.1 inches rain.

The current level of the lagoon is 6'10".

The treatment plant is performing well.

12/4/23 The plant flow was turned to the creek outfall.

12/4/23 With the level at 6'9" the lagoon flow was turned on and directed to the creek outfall.

12/5/23 The treatment plant had a high influent flow of 192,000 gallons over 24 hours due to nearly ten inches of rainfall during the previous 48 hours. The plant handled the flow very well.

The November DMR was submitted on time via NetDMR.

Collection System

The collection system is performing well. Tanks are being checked and maintained.

12/6/23 The tank alarm was on at 25CB TL#14300. Upon inspection the lids were found to be under 18-24 inches of water due to the heavy rains and high tide. We came back later during low tide and the lids were still under 1 foot of water but the alarm was no longer active. We returned 12/11/23 and found that the level in the tank had not made it to the tank top. The 32" lid located on the pump side of the tank was missing three of the four hold down screws and the 8" inspection port lid had been badly damaged. The screws were replaced and a new 8" lid was installed.

12/11/23 The floats were set and the pump down test was performed at 25CD TL#3000 it passed. It is now connected. This was an existing customer that had built a new home on the lot.

12/14/23 Centurylink restored phone service to the INN P.S. As well as Proposal Rock P.S.

12/18/23 A call was received from the owner of 35DA TL#2400 stating the control panel was making loud grinding noises. Upon arrival the floats and pump were tested. The on/off float was found to be faulty which was causing the motor contactor located in the control panel to cycle rapidly. The on/off float was replaced. The high level float was also replaced due to the cord being very stiff. All functions were tested and all was functioning well. The home owner was called and notified of the repairs.

Alarms this month:

STATUS OF CUSTOMER SERVICE:

36BB TL#4900 (Proposal Rock Loop new home) 6/13/23 I received an email from John Smits notifying me he would be engineering STEP plans for the new home. 6/13/23 A letter of sewer availability was issued. 7/18/23 We received preliminary plans from John Smits. 7/31/23 We received the final plans they were approved by us and sent to DEQ for their approval. 8/10/23 We received the DEQ approval for the plans.

36AA TL#200 (Hawk Hills new home) 5/10/23 We received preliminary plans from John Smits. 5/15/23 We received the final plans they were approved by us and sent to DEQ for their approval. 6/1/23 We received the DEQ approval for the plans.

25CB TL#5400 (Village new home) 4/21/23 We received preliminary plans from John Smits. 5/15/23 We received the final plans they were approved by us and sent to DEQ for their approval. 5/25/23 We received the DEQ approval for the plans.

36BC TL#203 (S.B. New home) 3/30/23 We received preliminary plans from John Smits. 4/14/23 We received hard copy plans for review. 4/17/23 The plans were approved by us and sent to DEQ for their approval. 4/24/23 We received the DEQ approval for the plans. A meeting was held at the property with the owner and Ryan Knott of RK construction to discuss tank and line placement details. 11/28/23 The tank water tightness test was started. 11/29/23 The tank passed the water tightness test. 11/30/23 The effluent line pressure test was performed it passed.

36AB TL#3500 (Hawk Hills new home) 2/9/23 We received preliminary plans from John Smits. 3/1/23 We received the final plans they were approved by us and sent to DEQ for their approval. 3/8/23 We received the DEQ approval for the plans. 4/26/23 Coastway construction dug up the 2" mainline and located the ball valve on the service line for lots 3400 and 3500. The ball valve was closed and the service line was cut back and capped with five feet left for future use. 10/5/23 Met with the property owner on site to discuss install details. 11/27/23 The owner would like to use the stub out on 36AB TL#3600 which he owns. He was notified that he could use the stub out if he granted an easement onto lot 3600.

25CB TL#4200 (Village) This is an existing customer building a larger home. 1/27/23 RK construction decommissioned the existing 1,000 gal. tank and capped the effluent line. 2/2/23 We received plans from John Smits via email for review. 2/10/23 We received hard copy plans for review. 2/14/23 The plans were approved by us and sent to DEQ for their approval. 2/22/23 We received the DEQ approval for the plans. RK construction installed the 1500 gal. Willamette greystone STEP tank. 9/7/23 The tank water tightness test was started. 9/8/23 The tank passed the water tightness test. 9/11/23 The effluent line pressure test was performed it passed. 12/11/23 The floats were set and the pump down test was performed at 25CD TL#3000 it passed. It is now connected.

35DA TL#4800 (S.B. OVV new home) 11/8/22 I received an email from John Smits notifying me he would be engineering STEP plans for the new home. 11/18/22 We received preliminary plans. 12/19/22 We received the final plans they were approved by us and sent to DEQ for their approval. 1/13/23 We received the DEQ approval for the plans. 7/10/23 I was contacted by John Smits and notified that the contractor Winsome Construction is having issues finding somebody that can install the planned 3,000 gal. concrete tank. The concrete for the foundation of the home has already been poured hindering the ability to use the lot to set the concrete tank. The contractor called to inform me that they had hit solid rock and wanted to know what the minimum height of the tank riser could be. I let him know 12" was the minimum to fit all electrical and plumbing. 9/21/23 Jason Bauer installed the 3,000 gal. 2 compartment concrete willamette greystone STEP tank. 9/27/23 The tank water tightness test was started. 9/28/23 The tank passed the water tightness test. 9/29/23 The effluent line pressure test was performed it passed.

35DC TL#503 (S.B. OVV new home) 6/7/22 I received an email from John Smits notifying me he would be engineering STEP plans for the new home. 6/28/22 We received preliminary plans. 7/7/22 We received the final plans they were approved by us and sent to DEQ for their approval. 7/29/22 We received the DEQ approval for the plans.

35DA TL#3500 (South Beach new home) 3/2/21 We met with Dave Crimp from Clearwater Engineering for a site check. 4/22/21 we received the preliminary plans. 5/4/21 We received the plans they were approved by us and sent to DEQ for their approval. 5/24/21 We received the DEQ approval for the plans. 10/11/22 DEQ extended their approval until 5/4/23.

25CD TL#2800 (Hawk Hills existing home) 3/2/21 We met with Dave Crimp from Clearwater Engineering for a site check. 3/8/21 Met with Don Drayton of Rural Septic Systems to go over tank placement details and effluent line routing. 5/7/21 We received the plans they were approved by us and sent to DEQ for their approval. 5/24/21 We received the DEQ approval for the plans. 8/9/21 We met with Del Bibler from KD Construction to discuss tank placement and installation details. They will be installing the Step system

36 BC TL# 1300 (South Beach new home) 3/15/19 This was a site check for a new home project in the Cove area of South Beach with the engineer from Clearwater Engineering. 3/25/19 The engineer emailed me a copy of the plans for the new system. I emailed him back to let him know the plans looked good and he could send the hard copies to me for approval. The plans were then sent on to DEQ for their approval. 4/24/19 The approval came in from DEQ, but no progress has been made at the site yet.

OTHER ISSUES

12/12/23 We received an update that the chassis for the new work truck was complete and Knapheide was awaiting delivery they will then give a completion date.

12/18/23 The battery on the #1 portable generator was found to be faulty. The battery was replaced.

South Beach Road culvert replacement 4/18/23 I spoke with Bill Busch about replacing two culverts located on S.B. Road. In 2021 we had spoken with Stricker engineering about the culverts to be replaced. Bill Bush informed me Stricker engineering would no longer be engineering the culvert replacement. He asked if I could send him any information I had. 4/19/23 I sent information containing the size and depth of the sewer for the upstream culvert location. 11/27/23 An update was received from Watershed council director Dave Scheively that new engineers from Smith, Monroe, and Gray would be working on the culvert replacement project.

Sutton Creek Washout 1/16/23 We received the 30 percent complete plans for two culvert replacements located in the proposal rock loop area. They were passed onto Westech engineering for review and comments.

2/7/23 I sent measurements and pipe size info to Westech.

2/27/23 We received a response from Westech engineering. They said the 30% plans should be rejected

because it would leave the existing 8" main line vulnerable. They suggested that the two homes next to the washout have tanks installed then the 8" could be replaced with a 4" pressure line and be ran under the stream bed. 3/8/23 STEP system plans were sent to Stillwater engineering to use as a reference. 3/14/23 The video inspection equipment was used on the Proposal rock loop upstream crossing culvert replacement. The approximate pipe depths were recorded. 3/16/23 We met with engineer Mark Snyder from Stillwater engineering at the upstream crossing. Three septic tanks were opened and liquid level measurements were taken. 4/5/23 We received the 60% plans for review. They were passed onto Westech engineering for review and comments. 6/14/23 I spoke with Watershed council director Dave Scheivelly and was informed the washout would not be repaired until possibly 2024.

Main P.S. Upgrade Phase 1 New controls, pumps, discharge piping, valve vault, portable generator.

5/3/23 Estimated cost \$914,000.

8/16/23 Awarded Contract Amount \$746,500

3/24/23 Westech was contacted and asked to put the project back out for bid. 5/5/23 The project was advertised for bidding. 5/11/23 We received the signed updated permit of entry document from the Neskowin Shores HOA. 6/1/23 Pre-bid meeting was held at the job site there were five attendees. 6/13/23 Met with a contractor at job site to discuss details. 6/22/23 bidding closed. Three bids were received. 6/23/23 The board approved to move forward with the bidder recommended by Westech pending the board chairs review and approval. 6/28/23 We received the proposal for construction services from Westech. 7/7/23 Approval to proceed with awarding the bid to HP civil was received. 7/10/23 Westech was notified that NRSA would like to proceed with awarding the bid to HP Civil. The proposal for construction services was signed and returned to Westech. 7/28/23 The contract documents were signed by the board chair and returned to Westech. 8/16/23 A pre-construction conference was held via zoom. 8/16/23 The notice to proceed was issued. The estimated start date will be 7/15/23 and project completion by 8/30/24. 11/27/23 The updated ODOT permit application and cultural documents were signed and returned to Westech.

Recommended Capitol Improvement Plan

Project Name	Priority Ranking	Total Recommended Project Budget (1)
Storage Lagoon Liner Improvements Preliminary Design,Permitting	1	\$150,900
Storage Lagoon Liner Improvements	1	\$1,307,800
SBR Decant Rate Flow Control Valve	1	\$75,450
Subtotal Priority 1 Improvements		\$1,534,150
UV System Improvements	2	\$301,800
Effluent Pump Station Improvements	2	\$653,900
Administration Building	2	\$965,760
Lagoon Pump Station Control System Improvements	2	\$75,450
Master Plan Update	2	\$75,450
Proposal Rock Collection System Improvements	2	\$563,360
South Beach Trunk Sewer Replacement	2	\$176,050
Hawk Street Trunk Sewer Extension	2	\$754,500
Common Force Main Improvements	2	\$467,790
Salem Pump Station Force Main Project	2	\$201,200
Salem Pump Station Control System Upgrade	2	\$75,450
Inn Pump Station Control System Upgrade	2	\$75,450
Coho Pump Station Control System Upgrade	2	\$75,450
Proposal Rock Pump Station Control System Upgrade	2	\$75,450
Salem Pump Station Capacity Improvements	2	\$855,100
Subtotal Priority 2 Improvements		\$5,080,300
Highway 101 Trunk Sewer Extension	3	\$2,716,200
Hawk Street Trunk Sewer Upgrade (Corvallis St.-Salem St.)	3	\$372,220
Main Pump Station Improvements Phase II	3	\$855,100
Subtotal Priority 3 Improvements		\$3,943,520

Notes

1. Project costs are in 2023 dollars (ENR Construction Cost Index=13,176) and include construction costs and soft costs. Soft costs are estimated at 20%, 5%, 5%, and 10% of construction cost for engineering, permitting, administration, and contingency costs.